

AGENDA
BOSSIER PARISH POLICE JURY
Bossier Parish Courthouse
204 Burt Boulevard
Benton, Louisiana
January 18, 2023 - 2:00 P.M.

CALL TO ORDER – Mr. Thomas Salzer, President

INVOCATION – Mr. Bob Brotherton

PLEDGE OF ALLEGIANCE – Mr. Glenn Benton

ROLL CALL - Ms. Rachel Hauser

Election of Officers for the Bossier Parish Police Jury for the year 2023

Nominations for President

Nominations for Vice President

Presentation of outgoing President's plaque

RECESS

Appointment of Parish Administrator for a one-year term

VISITORS: 1. Consider adoption of a resolution of appreciation to Ms. Jessica Aldridge for her years of service at the Bossier Parish Police Jury.

Public Comment

2. Mentee's for the Commission of Women of Bossier

Public Comment

PUBLIC HEARINGS:

1. Case BP-24-22 - Favorable recommendation with conditions by the Benton-Parish MPC - Consider the application of Jeff Foshee, to the Benton-Parish MPC, for a zoning amendment to change the zoning classification of a certain tract of land being 116.854 acres, more or less, located at the northwest corner of Kingston Road and Palmetto Road, in Sections 16 and 17, Township 19 North, Range 13 West, from R-A, Residence-Agriculture District, to R-1, One-Family Residence District, for a new residential subdivision, with the condition that approval excludes access to Airline Drive. (Rosewalk Subdivision)(Police Jury District 3)

Public Comment

2. Case BP-25-22 - Favorable recommendation by the Benton-Parish MPC - Consider approval of the plat of the proposed development of Rosewalk Subdivision, Unit No. 1, located in Section 16, Township 19 North, Range 13 West, Bossier Parish, LA; located off Kingston Road. (Police Jury District 3)

Public Comment

3. Case BP-26-22 - Favorable recommendation by the Benton-Parish MPC - Consider the application of Jeff Foshee, to the Benton-Parish MPC, for a zoning amendment to change the zoning classification of a certain tract of land being 7.356 acres, more or less, located at the northwest corner of Kingston Road and Palmetto Road, in Sections 16 and 17, Township 19 North, Range 13 West, from R-A, Residence-Agriculture District, to B-2, Neighborhood Business District, for future commercial development. (Police Jury District 3)

Public Comment

4. Case P-LAND-000137-2022 - Favorable recommendation by the Bossier City-Parish MPC -

Consider the application of Ryan Estess, Raley & Associates, for a Conditional Use Approval for the sale of high and low content alcohol for off-premise consumption at a C-Store located at 3489 Swan Lake Road, Bossier Parish, LA; located at the southwest corner of Duckwater Landing and Swan Lake Road. (Police Jury District 5)

Public Comment

5. Case P-PLAT-000145-2022 - Favorable recommendation by the Bossier City-Parish MPC –

Consider approval of the plat of the proposed development of Dogwood South Subdivision, Unit No. 22, located in Section 9, Township 18 North, Range 12 West, Bossier Parish, LA; located off Tall Pines Road. (Police Jury District 2)

Public Comment

6. Case P-ZON-000102-2022 – Favorable recommendation by the Bossier City-Parish MPC –

Consider approval of the application of Ryan Estess, Raley and Associates, to the Bossier City-Parish MPC for a zoning amendment to change the zoning classification of a certain tract of land being 6.46 acres, more or less, located in Section 24, Township 17 North, Range 13 West, Bossier Parish, LA, from R-A, Residential Agriculture District, to B-1, Business, Commercial Office District, for North Caddo Medical Center. (Police Jury District 12)

Public Comment

7. Case P-PLAT-000124-2022 - Favorable recommendation by the Bossier City-Parish MPC –

Consider approval of the Minor Plat and Site Plan for North Caddo Medical Center – South Bossier Subdivision, located in Section 19, Township 17 North, Range 12 West, and Sections 24 and 25, Township 17 North, Range 13 West, Bossier Parish, LA; located off Barksdale Boulevard. (Police Jury District 12)

Public Comment

8. Case P-ALC-000123-2022 – Favorable recommendation by the Bossier City-Parish MPC -

Consider approval of the application of David Cook, Daiquiri Palace, to the Bossier City-Parish MPC for a Conditional Use Approval for the sale of high and low content alcohol for on and off-premise consumption located at 1911 Highway 80 East, Haughton, LA. (Police Jury District 2)

Public Comment

9. Case BOA BP-4-22 – Favorable recommendation by the Benton-Parish MPC Board of

Adjustments – Consider approval of the application of Michael and Sharlet Randall to the Benton-Parish MPC Board of Adjustments for a Special Exception Use Approval for the sale of low and high content alcohol for off-premise consumption at a convenience store and grill located at 1115 Louisiana Highway 162, Benton, LA. (Police Jury District 4)

Public Comment

10. Case P-PLAT-000107-2022 - Favorable recommendation by the Bossier City-Parish MPC –

Consider approval of the plat of the proposed development of River Square Subdivision, being a resubdivision of portions of Lots 16, 17, 24 and 25, Shady Grove Plantation Subdivision, located in Section 29, Township 19 North, Range 13 West, Bossier Parish, LA; located off Benton Road. (Police Jury District 5)

Public Comment

11. Case P-PLAT-000111-2022 - Favorable recommendation by the Bossier City-Parish MPC – Consider approval of the plat of the proposed development of Bee Bend Estates Subdivision, Unit No. 3, being a resubdivision of Lot 3, Bee Bend Estates Subdivision, and a portion of Lot 4, Bee Bend Estates Subdivision, Unit No. 2, located in Section 28, Township 19 North, Range 13 West, Bossier Parish, LA; located off Bee Bend Drive and Byrd Circle. (Police Jury District 6)
Public Comment

12. Consider approval of the plat of the proposed development of Heartwood Acres Subdivision, Unit No. 2, located in Section 20, Township 20 North, Range 12 West, Bossier Parish, LA; located off Crouch Road. (Police Jury District 3)
Public Comment

13. Consider approval of the plat of the proposed development of Heartwood Acres Subdivision, Unit No. 3, located in Section 20, Township 20 North, Range 12 West, Bossier Parish, LA; located off Crouch Road. (Police Jury District 3)
Public Comment

14. Consider approval of itemized expense allowance pursuant to House Bill 879 in accordance with La. R.S. 33:1233, effective January of 2023.
Public Comment

PUBLIC HEARINGS TO BE SCHEDULED:

15. Case P-LAND-000168-2022 – Favorable recommendation by the Bossier City-Parish MPC – Consider scheduling a public hearing on March 1, 2023, to consider the application of Tristan Larson, The Larson Group, to the Bossier City-Parish MPC, for a Conditional Use Approval for a Personal Storage/Warehouse facility to be located at 4900 Benton Road, Bossier City, LA. (Police Jury District 5)
Public Comment

16. Case P-PLAT-000161-2022 – Favorable recommendation by the Bossier City-Parish MPC – Consider scheduling a public hearing on February 15, 2023, to consider approval of the plat and site plan of the proposed development of Covenant Church Subdivision, located in Section 29, Township 19 North, Range 13 West, Bossier Parish, LA; located off Highway 3 north of Lafitte Lane. (Police Jury District 5)
Public Comment

17. Case P-PLAT-000164-2022 – Favorable recommendation by the Bossier City-Parish MPC – Consider scheduling a public hearing on February 15, 2023, to consider approval of the plat and site plan of the proposed development of Haughton Tenant Center, located in Section 16, Township 18 North, Range 12 West, Bossier Parish, LA; located off Highway 80. (Police Jury District 2)
Public Comment

PROPERTY STANDARDS:

18. 30-day review of property located at 119 Ashwood Drive, Haughton LA, Tax Assessment No. 111632. (Police Jury District 4)
Public Comment

19. 30-day review of property located at 123 Bodcau Station Road, Haughton LA, Tax Assessment No. 118708. (Police Jury District 2)
Public Comment

20. 30-day review of property located at 415 Lintwin Circle, Benton, LA, Tax Assessment No. 149929. (Police Jury District 3)

Public Comment

COMMITTEE REPORTS:

21. Report on meeting of the Road/Subdivision Regulations Committee.

Public Comment

OTHER BUSINESS:

22. Consider appointment of police jury representative to the Northwest Louisiana Human Services District Board.

Public Comment

23. Discussion of 112 Stinson Road, Benton, LA, Tax Assessment No. 104804.

Public Comment

24. Consider adoption of a resolution of appreciation to Mrs. Jacqueline Gore for her years of service on the Bossier Parish Library Board of Control.

Public Comment

25. Consider adoption of a resolution of appreciation to Mr. Elmore Morris for his years of service on the Bossier Parish Library Board of Control.

Public Comment

26. Consider approval of rental decrease and amendment to agreement with Cyber Innovation Center accordingly, and authorize the execution of documents. (Police Jury District 8)

Public Comment

27. Consider approval of the application of Miguel Ayala and Rodolfo Vargas for a 2023 Bossier Parish beer/liquor license at El Patio Mexican Grill, 5515 Airline Drive, Bossier City, LA, subject to approval by the health department. (approved by the Sheriff's Office)(Police Jury District 5)

Public Comment

28. Consider adoption of an ordinance authorizing the Parish of Bossier to enter into an Amended Local Services Agreement with the City of Bossier City in connection with the addition of the following: Project No. 2019-101, Espanita Ditch Improvements; Project No. 2021-126, Linton Road at Linton Cutoff Intersection Improvements; Project No. 2022-107, Glendale Lane Street Improvements – Phase V; Project No. 2022-120, Cycle Plant Road Improvements; Project No. 2022-121, Town Lake Boulevard and Dairy Lane Extension; State Project No. H.003855, Bossier Parish Congestion Relief Winfield Road; Dogwood Park Unit II-A Drainage Improvements (Pinehaven Lane); Highway 3 at I-220 Capacity Improvements; Covington Road Extension; Butler Hill Road Improvements; North Willow Drainage Improvements; Twin Point Drive Improvements; Sidewalk Improvements along Kingston Road/Fairburn Avenue; Dogwood Trail Drainage Improvements; North Shared Use Trail Extension to Autumn Creek; Mid South Loop Improvements; East Benton Road Improvements; Sunrise Point Paved Ditch Improvements; Collingsburg Road Bridge over Collingsburg Creek; Elston Road Bridge over Red Chute Bayou; Swan Lake Road Bridge over Red Chute Bayou; Antrim Road Bridge over Lil Cypress Creek; Atkins Clark Road Bridge over Flat River; Log Ferry Road over Posten Bayou; New Water and Sewer Projects-Consolidated Waterworks/Sewerage District No. 1 of the Parish of Bossier, State of Louisiana (CWSD #1); Consolidated Waterworks/Sewerage District No. 2 of the Parish of Bossier, State of Louisiana, (CWSD #2); Project No. 2021-108-CWSD #1 Expansion of Wastewater Collection System North Sewer System Improvement (Contract B); Project No. 2022-118-CWSD #1 Hwy. 80 Sewer Extension to Hwy. 157/Creekside Subdivision (Contract C); CWSD #1 Oak Creek Subdivision Sewer Tie-in; Gray Duck/Gray Lake Sewer Tie-in, being joint projects of both entities; and authorize the execution of any and all documents in connection with said agreement.

Public Comment

29. Consider approval of a proposal from Cothren, Graff, Smoak Engineering, Inc., on behalf of Consolidated Waterworks/Sewerage District No. 1 of the Parish of Bossier, for professional services for evaluation of the Bossier Parish Jail Booster Station, and authorize the execution of documents. (Police Jury District 4)

Public Comment

30. Consider approval of a proposal from Cothren, Graff, Smoak Engineering, Inc., on behalf of Consolidated Waterworks/Sewerage District No. 1 of the Parish of Bossier, for professional services for drilling and testing three water well sites at the Bossier Parish Jail facility, and authorize the execution of documents. (Police Jury District 4)

Public Comment

31. Consider approval of Change Order No. 3 for Project No. 2021-116, Proposed Street Improvements-DR 4263 PW 910 Paved Roads, Project No. 2021-121-Task Order No. 9, and Project 2021-124-Task Order No. 12, and authorize the execution of documents. (Police Jury District 1)

Public Comment

32. Consider approval of Change Order No. 1 for Project No. 2022-100, Bay Hills Main Entrance Improvements, and authorize the execution of documents. (Police Jury District 3)

Public Comment

33. Consider approval of a proposal from David W. Volentine, MAI, on behalf of Consolidated Waterworks/Sewerage District No. 1 of the Parish of Bossier, for appraisal services for Highway 80 Sewer Extension to Highway 157/Creekside Subdivision (Contract C), and authorize the execution of documents. (Police Jury District 4)

Public Comment

PARISH ADMINISTRATOR'S REPORT – Mr. Butch Ford

PARISH ENGINEER'S REPORT - Mr. Eric Hudson

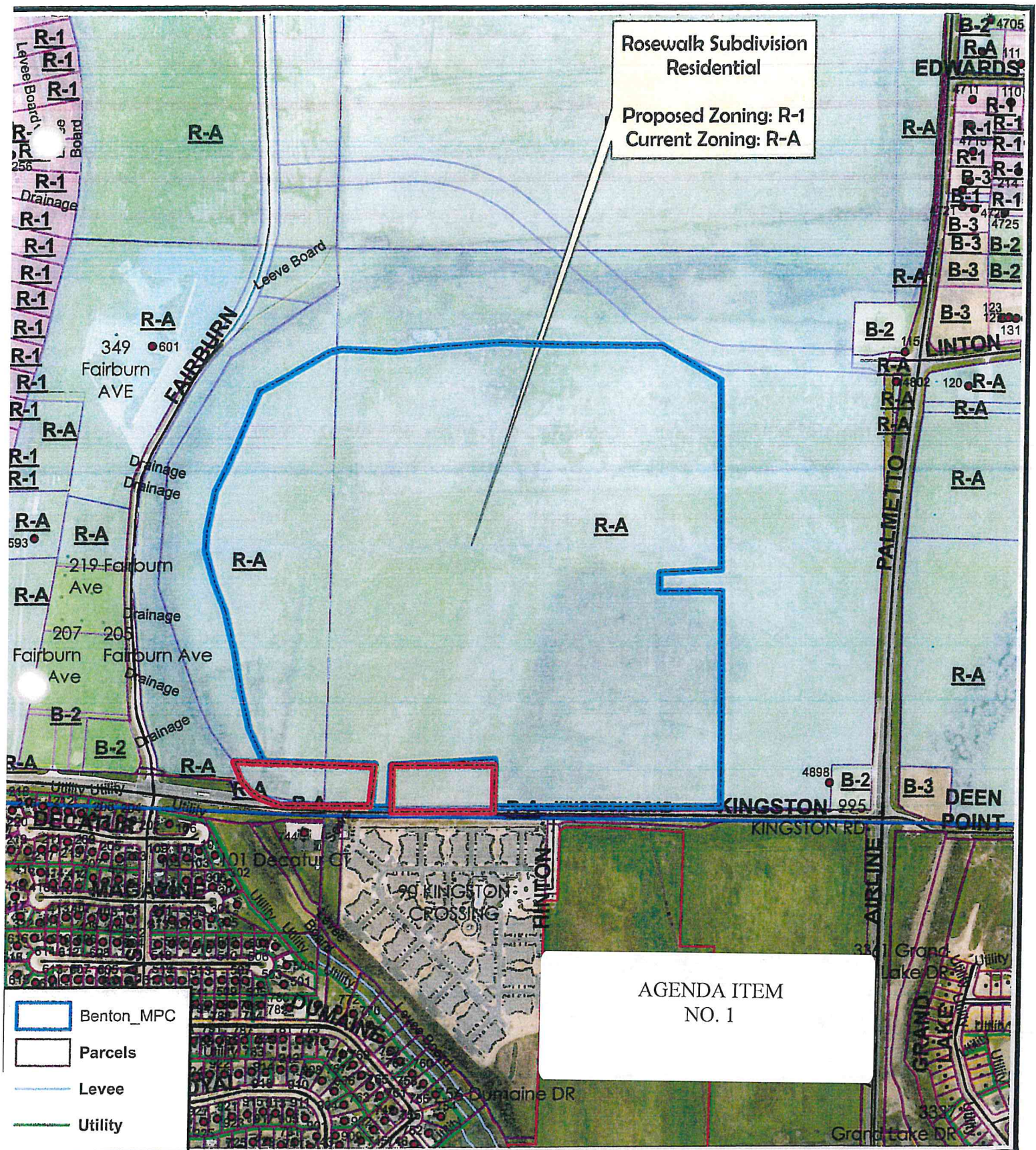
HIGHWAY DEPARTMENT REPORT - Mr. Mark Coutee

PARKS AND RECREATION REPORT – Mr. Warren Saucier

POLICE JUROR REPORTS

PARISH ATTORNEY REPORT – Mr. Patrick Jackson

ADJOURN



ZONING MAP-BENTON

Rosewalk Subdivision
Int. Kingston Rd & Palmetto Rd

Benton Parish
Metropolitan Planning Commission
Bossier Parish, LA

Map Revised: 10.24.22

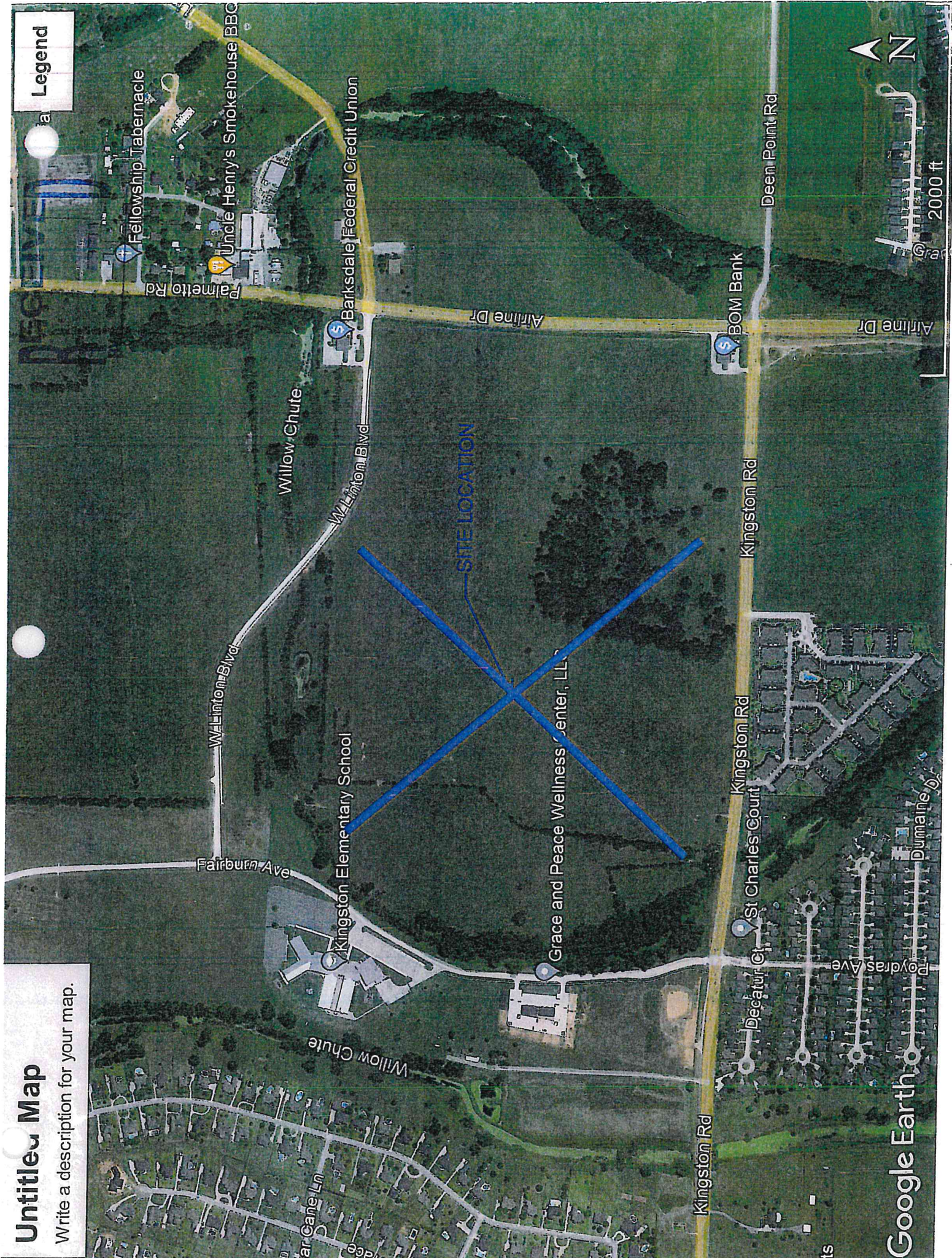
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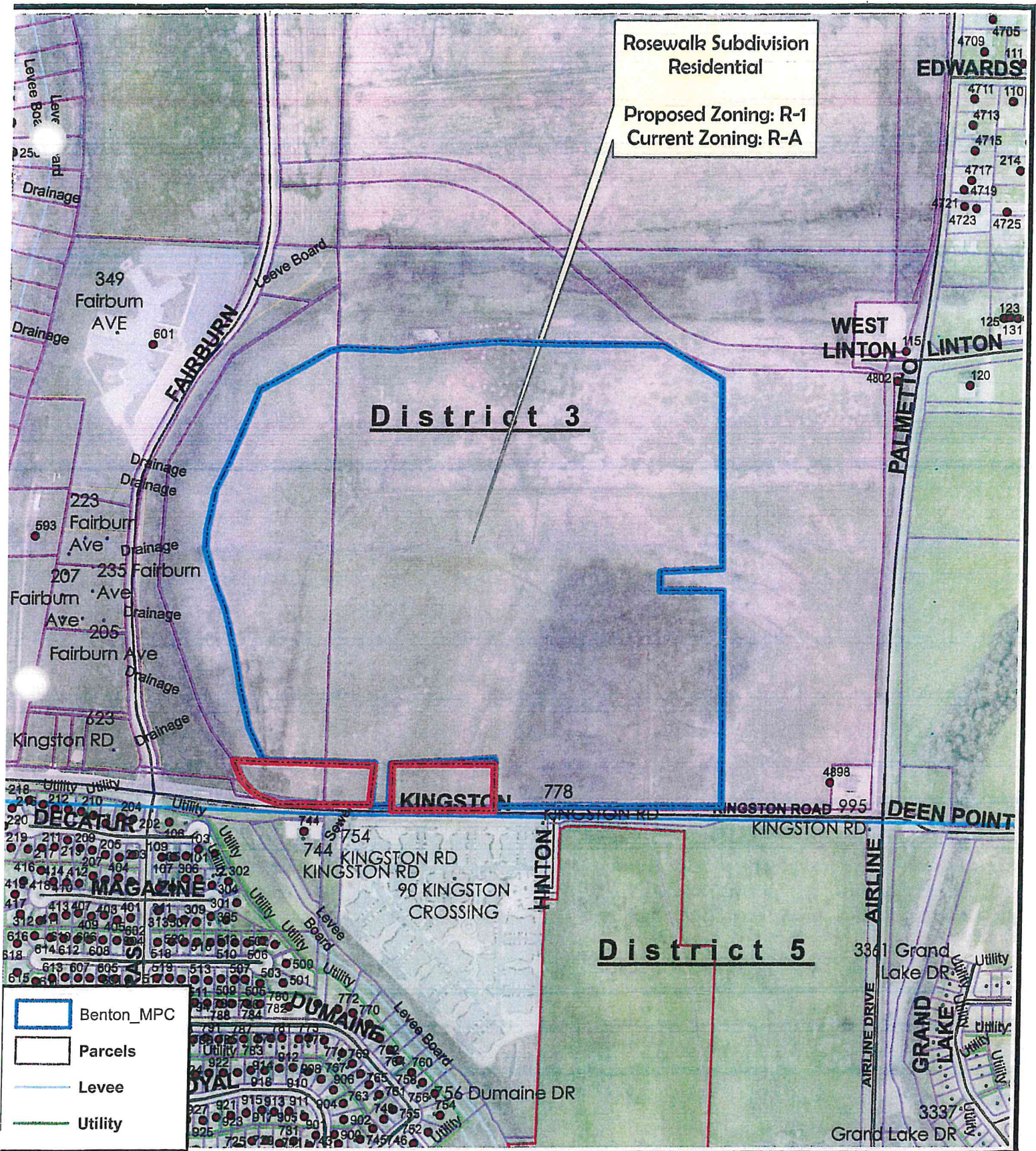
BP-24-22

Untitled Map

Write a description for your map.

Legend





DISTRICT MAP-BENTON

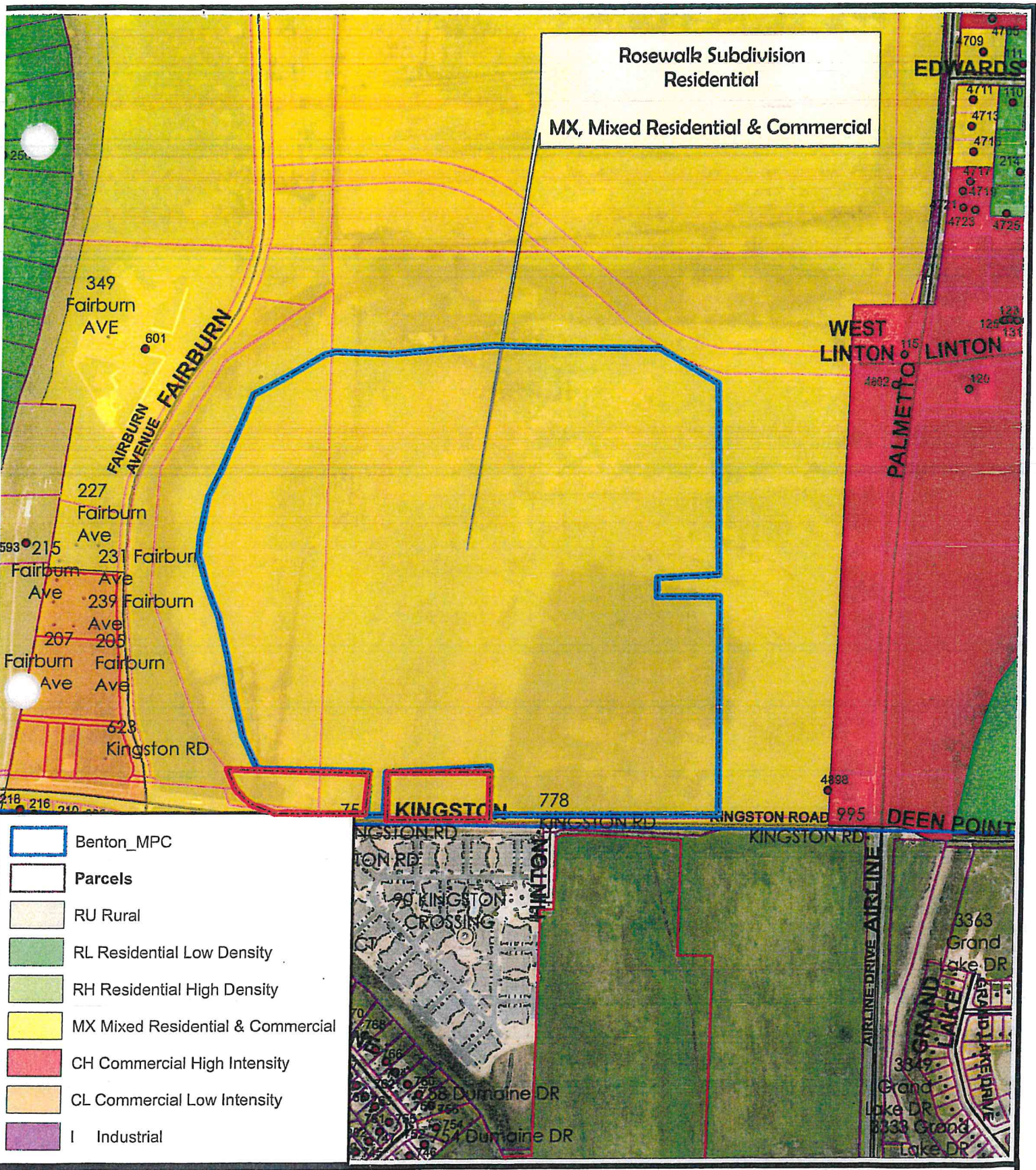
Rosewalk Subdivision
Int. Kingston Rd & Palmetto Rd

Benton Parish
Metropolitan Planning Commission
Bossier Parish, LA

Map Revised:10.24.22

Drawn by: Blunck

BP-24-22



FUTURE LAND USE-BENTON

**Rosewalk Subdivision
Int. Kingston Rd & Palmetto Rd**

**Benton Parish
Metropolitan Planning Commission
Bossier Parish, LA**

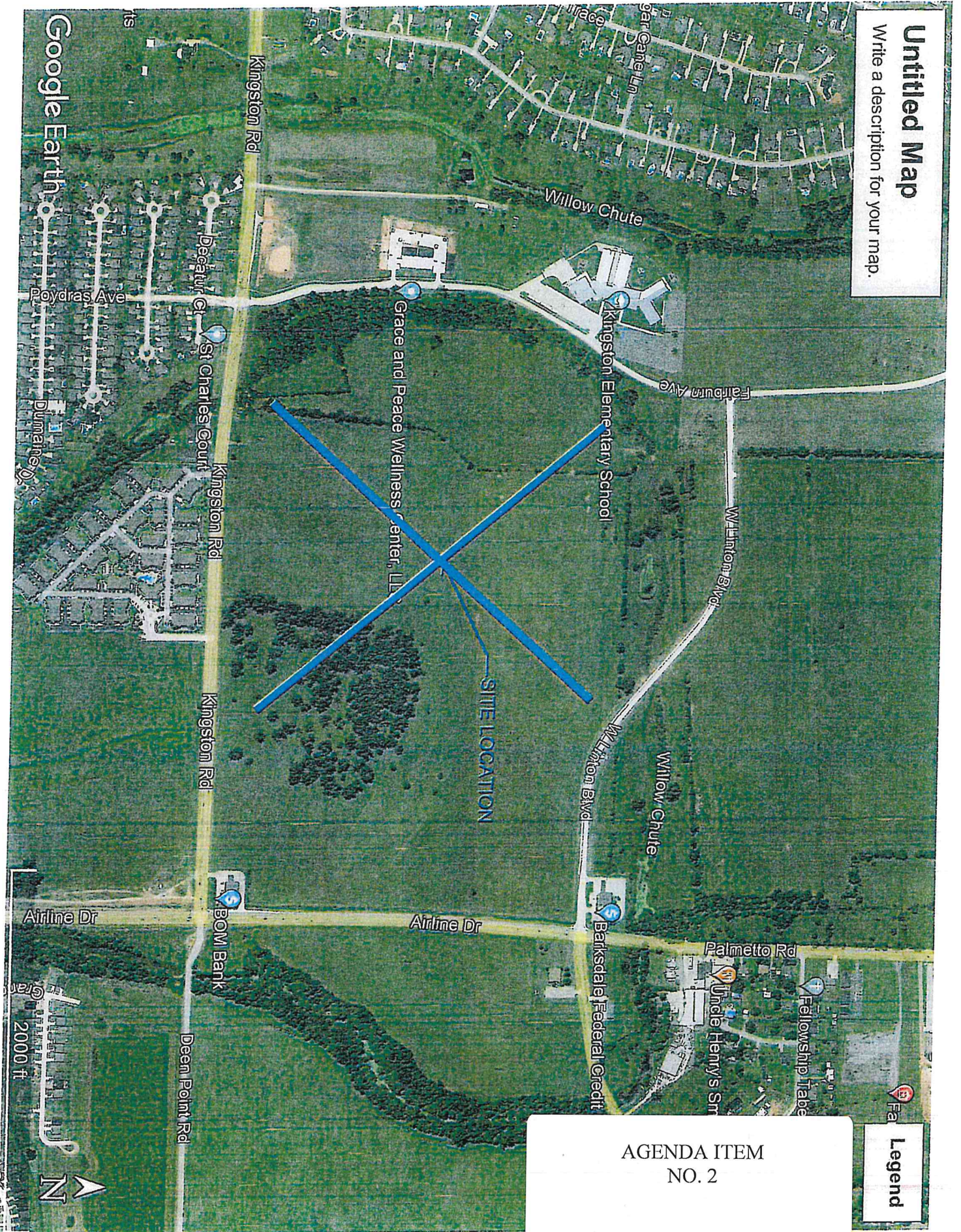
Map Revised:10.24.22

Drawn by: Blunck

BP-24-22

Untitled Map

Write a description for your map.



AGENDA ITEM
NO. 2

Legend

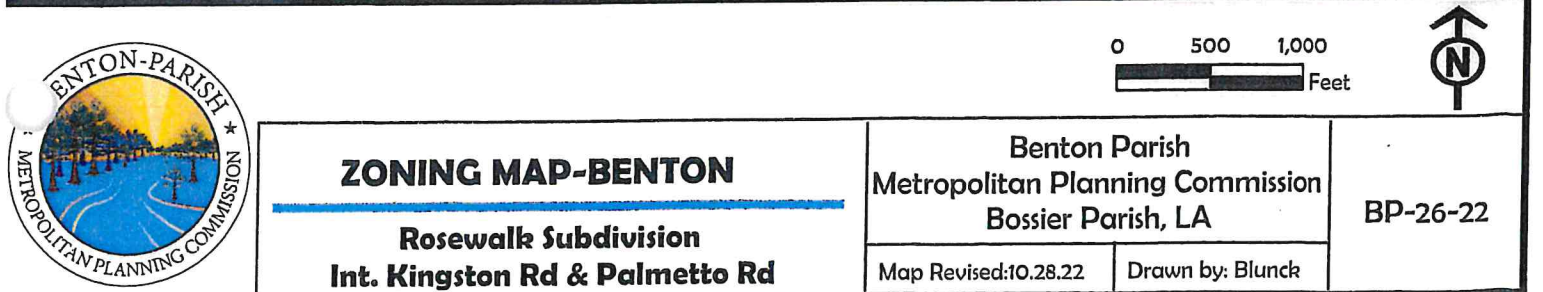
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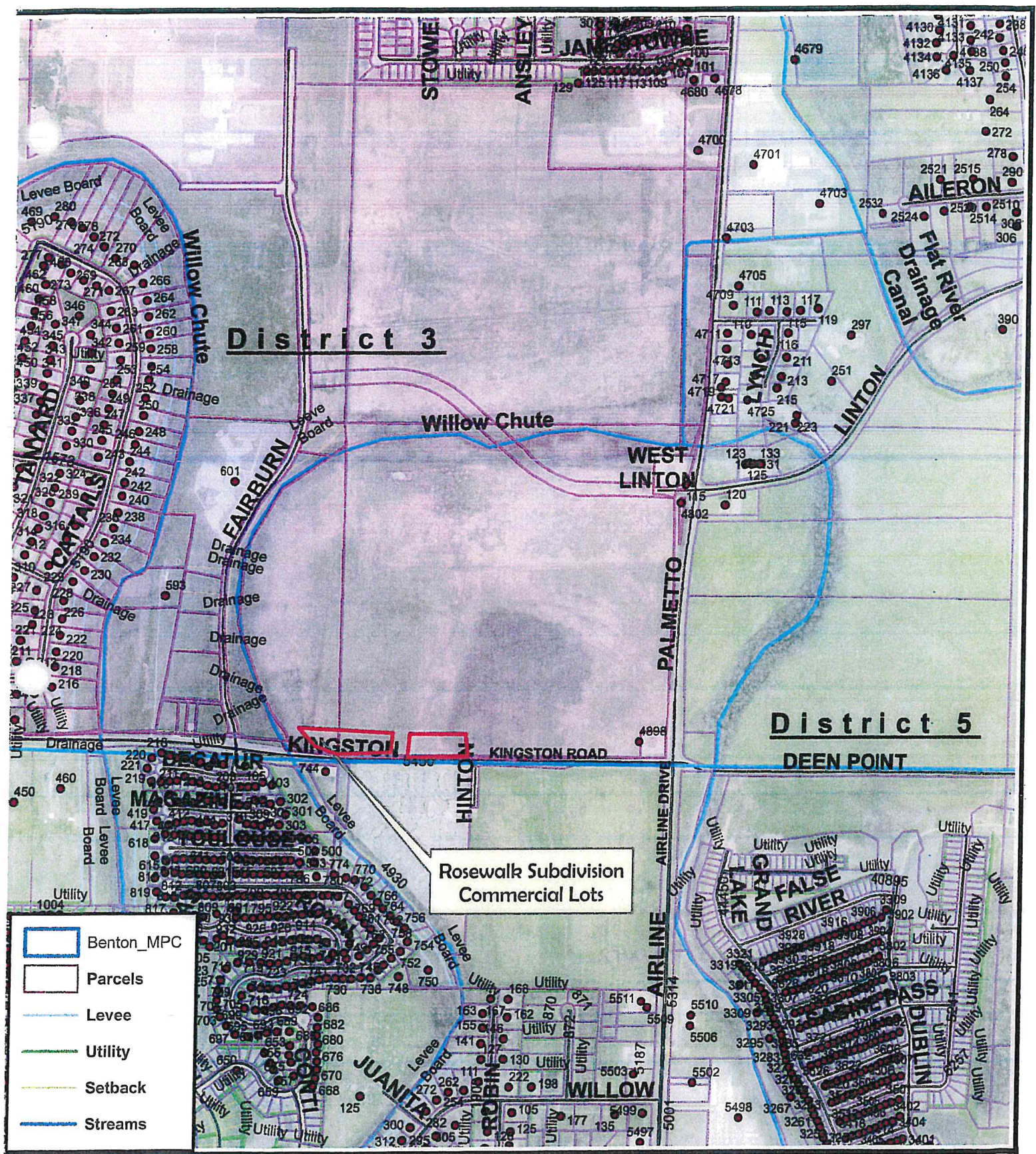
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AGENDA ITEM
NO. 3





DISTRICT MAP-BENTON

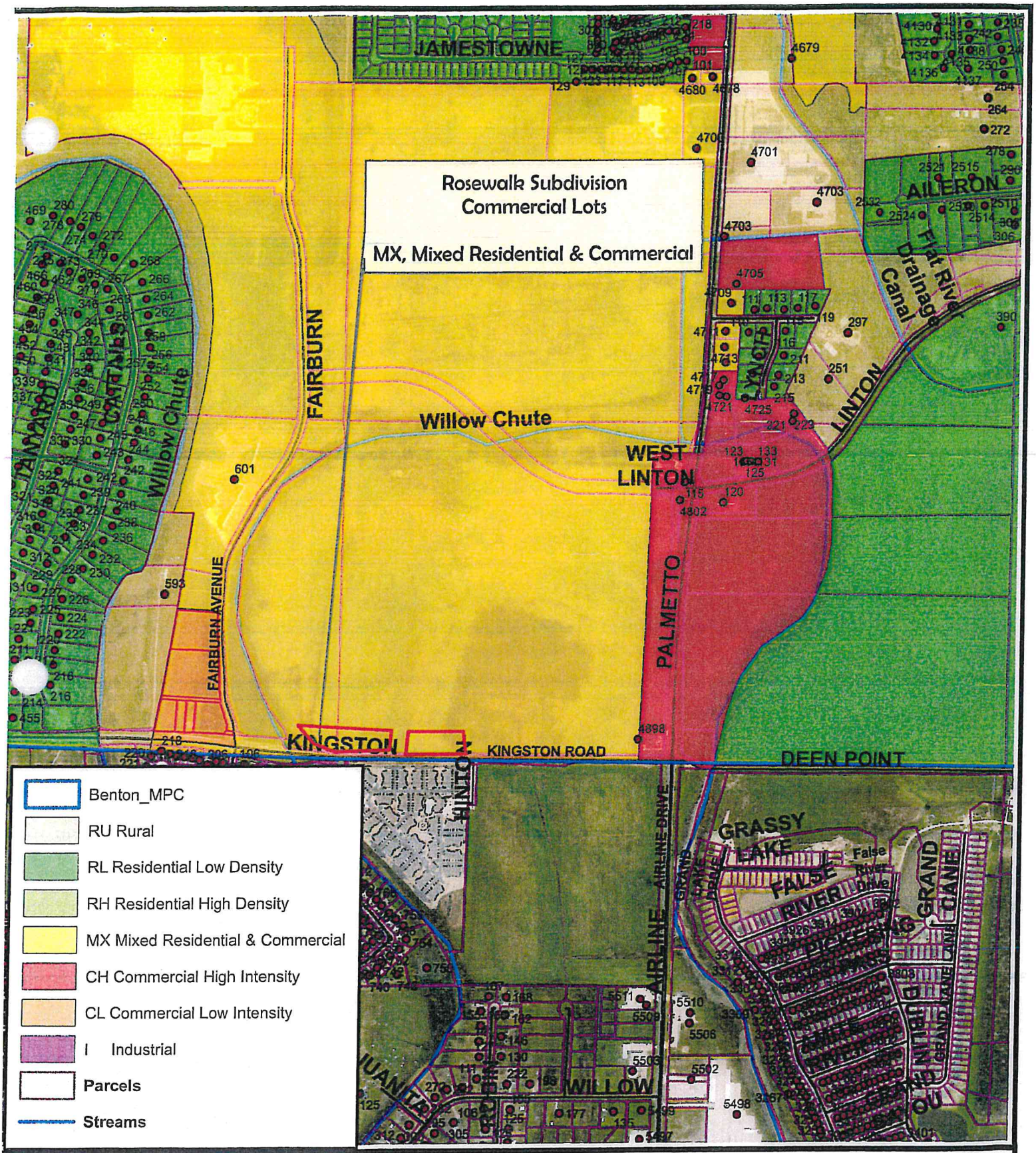
**Rosewalk Subdivision
Int. Kingston Rd & Palmetto Rd**

**Benton Parish
Metropolitan Planning Commission
Bossier Parish, LA**

Map Revised: 10.28.22

Drawn by: Blunck

BP-26-22



FUTURE LAND USE-BENTON

**Rosewalk Subdivision
Int. Kingston Rd & Palmetto Rd**

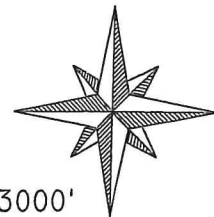
Benton Parish
Metropolitan Planning Commission
Bossier Parish, LA

BP-26-22

Map Revised: 10.28.22

Drawn by: Blunck

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SCALE: 1" = 3000'



AGENDA ITEM
NO. 4



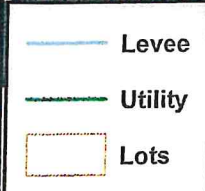
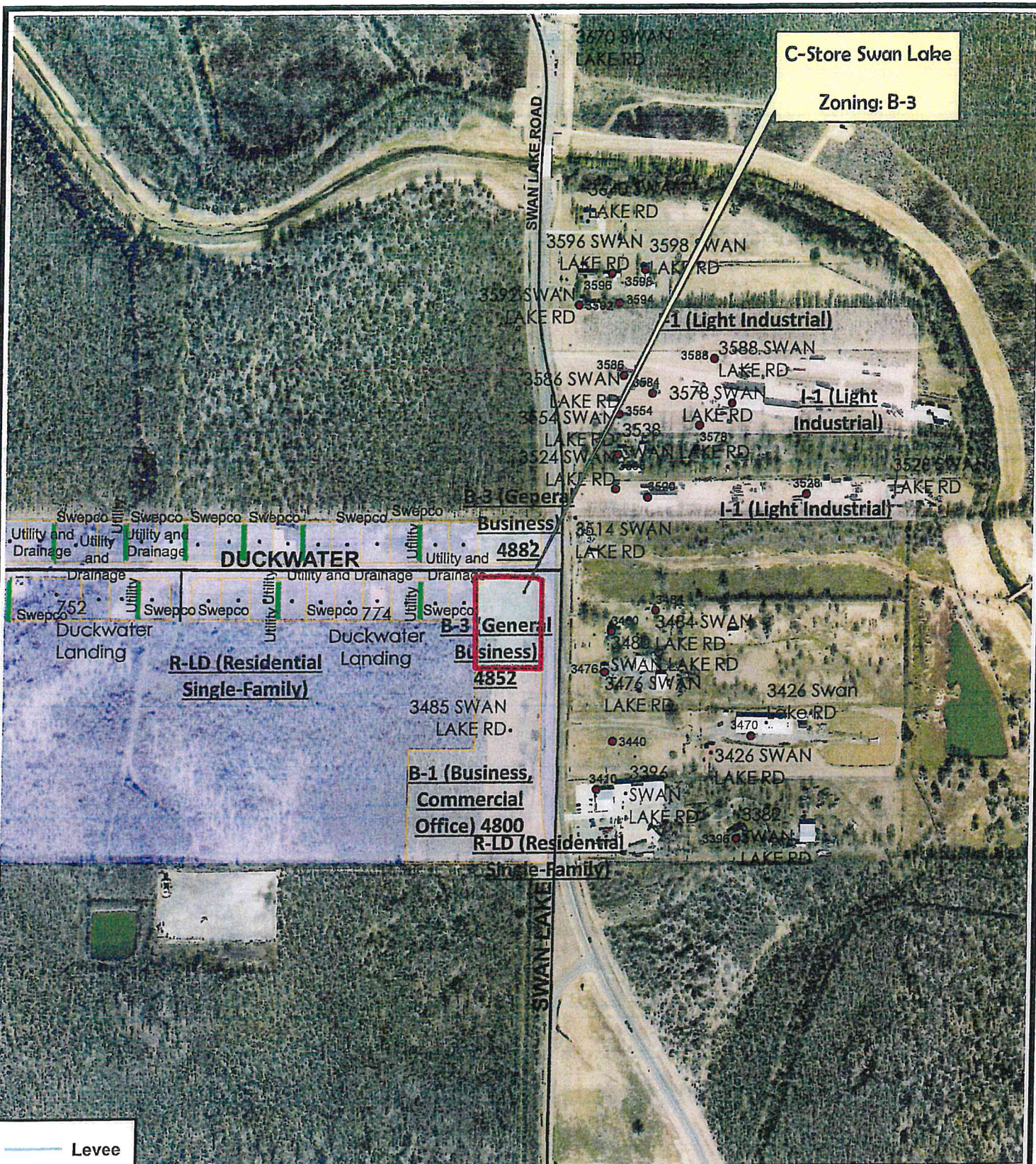
RALEY AND ASSOCIATES, INC.

Civil & Structural Engineering, Surveying, Planning & Consulting

4913 Shed Road - Bossier City, LA 71111
Phone 318.752-9023 • Fax 318.752-9025
www.raleyandassociates.com

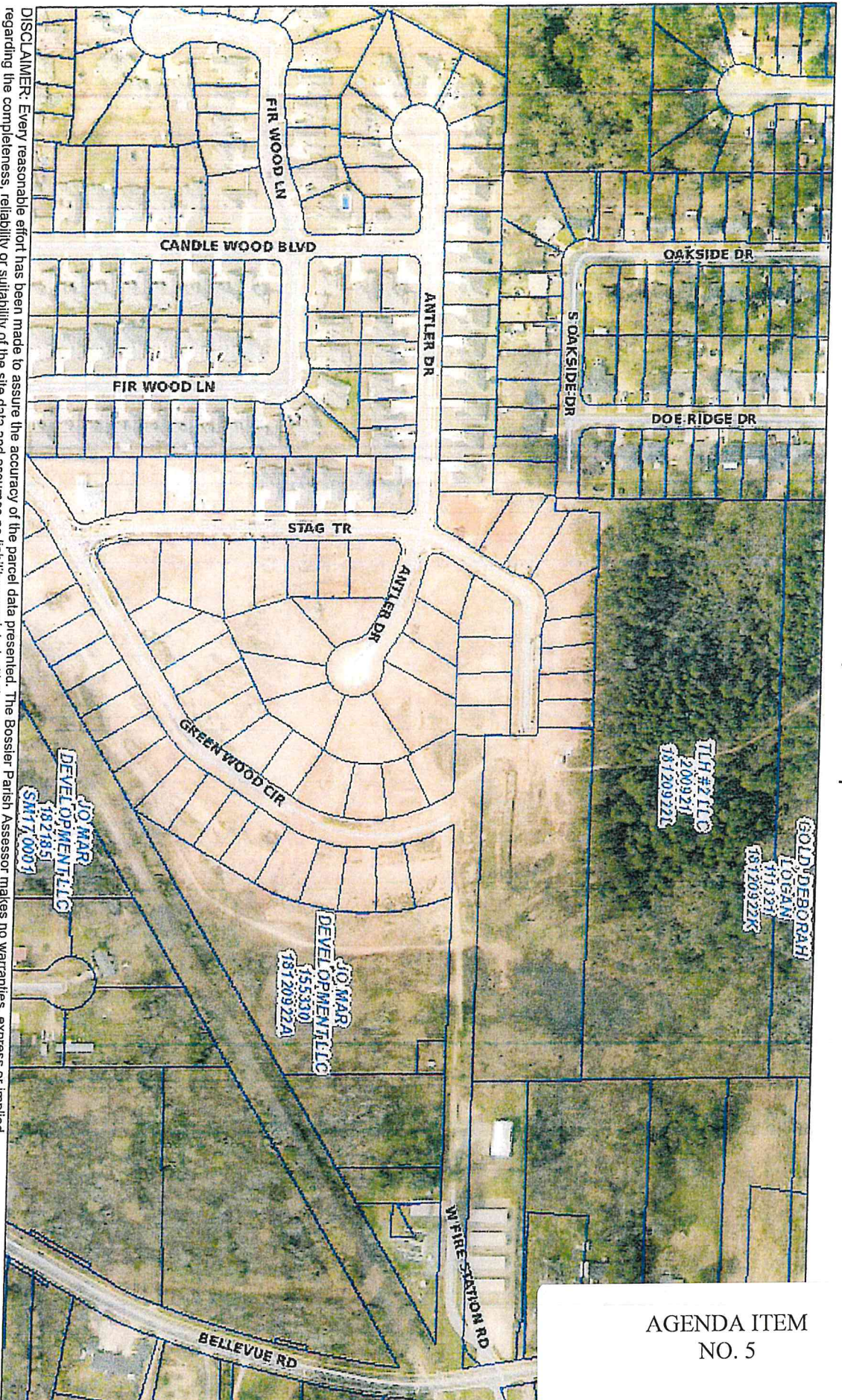
FOR:

VICINITY MAP
SWAN LAKE COMMERCIAL
C-STORE



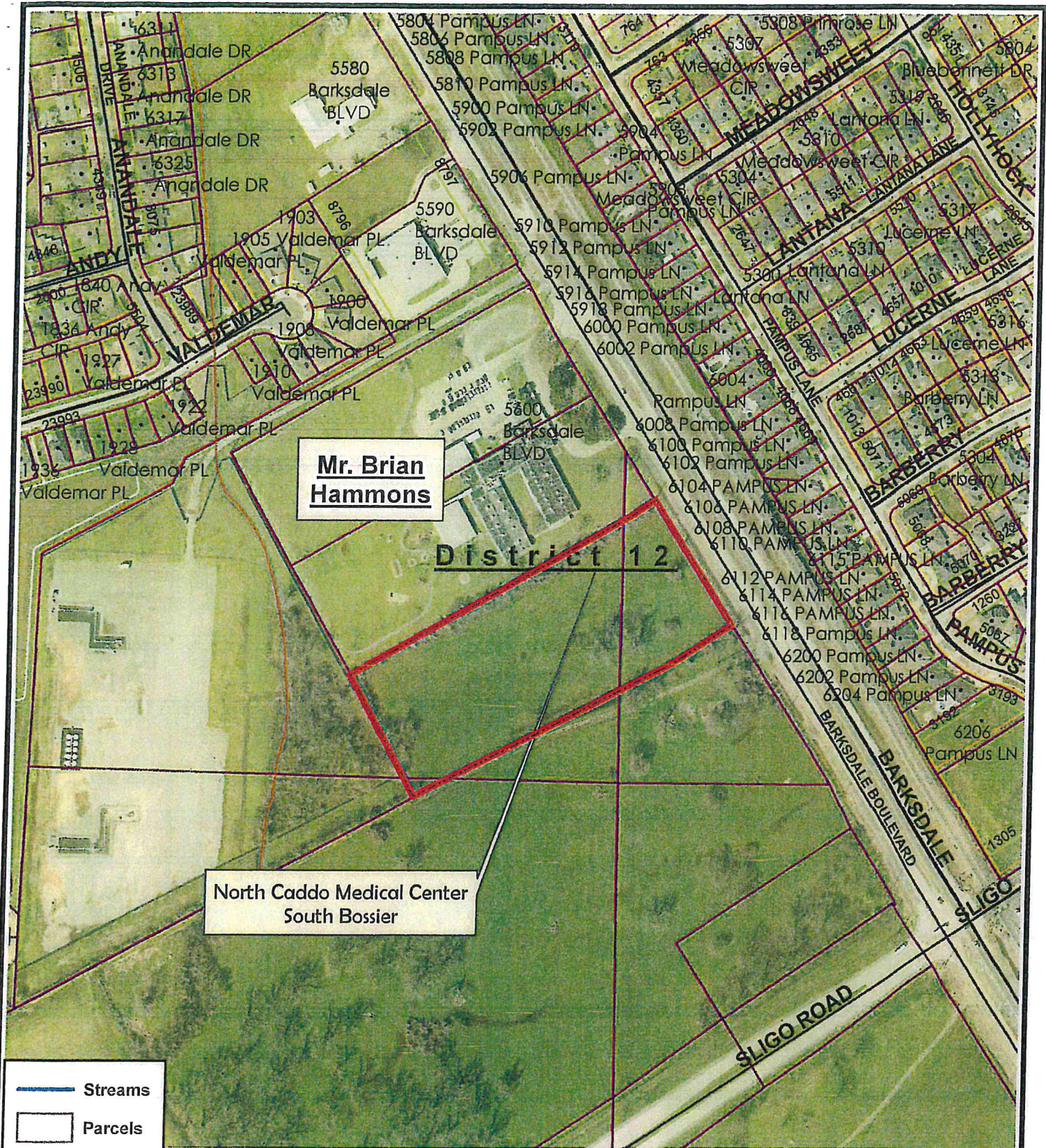
<p>BOSSIER CITY-PARISH METROPOLITAN PLANNING COMMISSION PHONE 713-3024 - 620 BENTON RD. BOSSIER CITY, LOUISIANA 71111</p>	<p>Zoning Map-Bossier 3489 Swan Lake Bossier Bossier City, LA 71111</p>	<p>Bossier City-Parish Metropolitan Planning Commission Bossier Parish, LA Map Revised: 12.02.22 Drawn by: Blunck</p>	<p>P-LAN- 000137-2022</p>
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Geoportal Map



DISCLAIMER: Every reasonable effort has been made to assure the accuracy of the parcel data presented. The Bossier Parish Assessor makes no warranties, express or implied, regarding the completeness, reliability or suitability of the site data and assumes no liability associated with the use or misuse of said data. The Assessor retains the right to make changes and update data on this site at anytime without notification. The parcel data on the base map is used to locate, identify and inventory parcels of land in the Parish of Bossier for assessment purposes only and is not to be used or interpreted as a legal survey or legal document. Additional data layers not originating in the Assessor's Offices are also presented for informational purposes only. Before proceeding in any legal matter, all data should be verified by contacting the appropriate parish or municipal office.

AGENDA ITEM
NO. 5

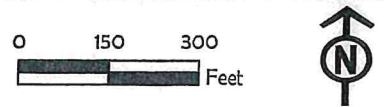


**Mr. Brian
Hammons**

**North Caddo Medical Center
South Bossier**

District 12

- Streams
- Parcels
- Setback
- Lots



**BOSSIER CITY - PARISH
METROPOLITAN PLANNING COMMISSION**
PHONE 714-833-7200 BENTON RD.
BOSSIER CITY, LOUISIANA 71111

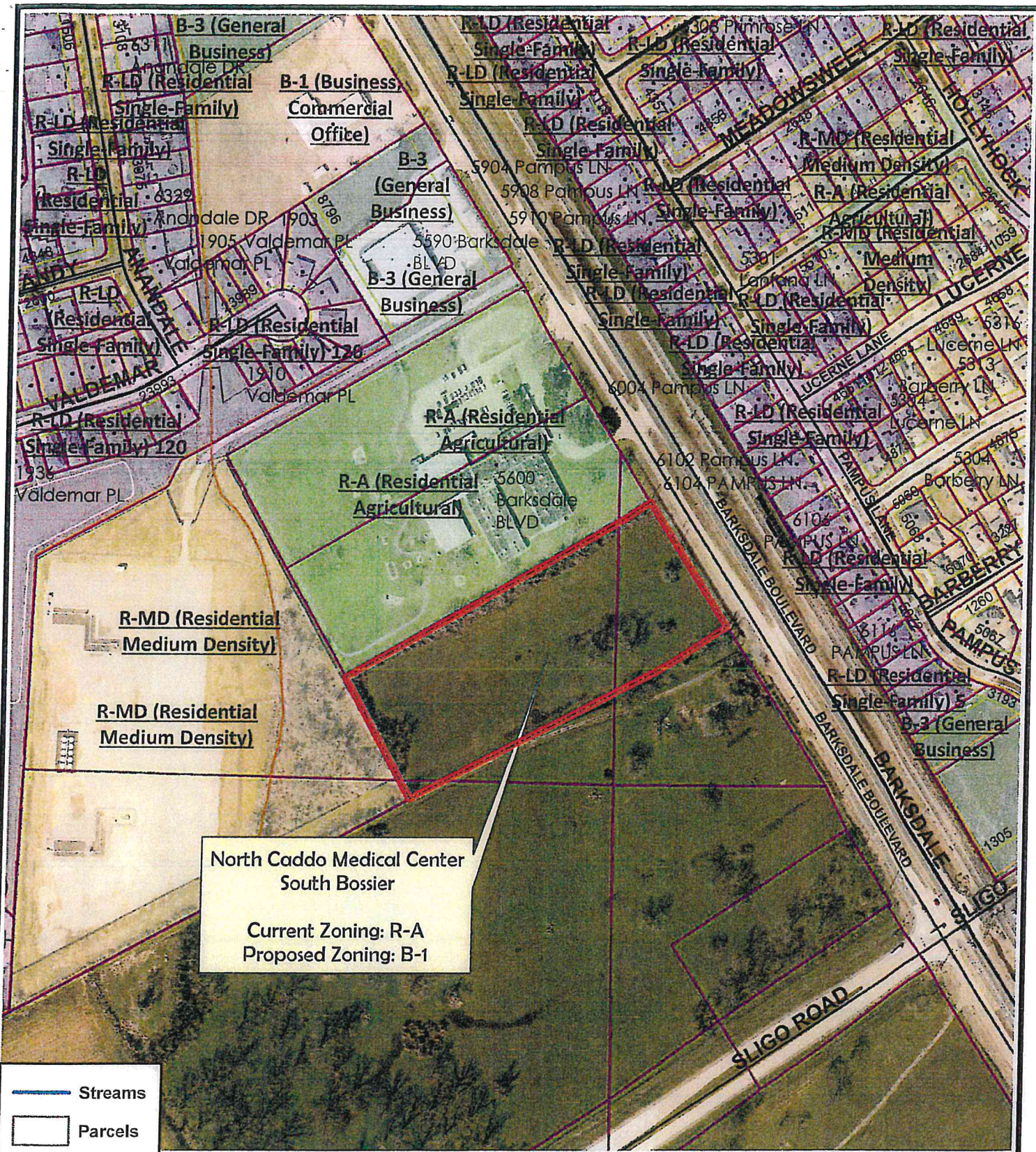
DISTRICT MAP-BOSSIER

NCMC-South Bossier
Assessment No.: 148475

**Bossier City-Parish
Metropolitan Planning Commission
Bossier Parish, LA**

Map Revised: 11.02.22 Drawn by: Blunck

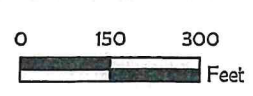
**P-PLAT-000
-124-2022**



North Caddo Medical Center
South Bossier

Current Zoning: R-A
Proposed Zoning: B-1

- Streams
- Parcels
- Setback
- Lots



BOSSIER CITY-PARISH
METROPOLITAN PLANNING COMMISSION

PHONE FAX 337-425-6200 BENTON RD.
BOSSIER CITY, LOUISIANA 71111

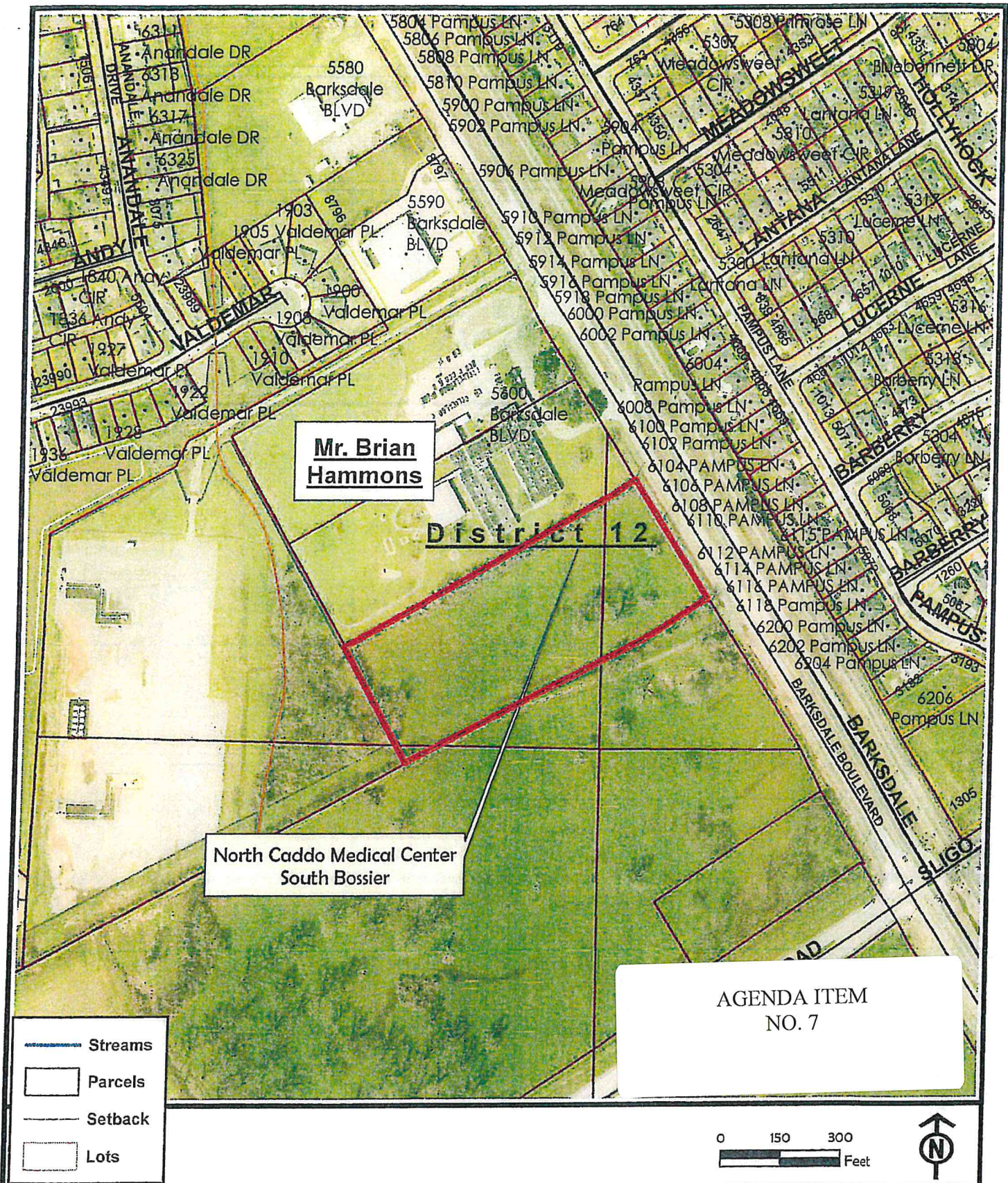
ZONING MAP-BOSSIER

NCMC-South Bossier
Assessment No.: 148475

Bossier City-Parish
Metropolitan Planning Commission
Bossier Parish, LA

Map Revised: 11.02.22 Drawn by: Blunch

P-PLAT-000
-124-2022



**Mr. Brian
Hammons**

**North Caddo Medical Center
South Bossier**

**AGENDA ITEM
NO. 7**

- Streams
- Parcels
- Setback
- Lots

0 150 300
Feet



**BOSSIER CITY-PARISH
METROPOLITAN PLANNING COMMISSION**
PHONE 741-3334 422 BENTON RD.
BOSSIER CITY, LOUISIANA 71111

DISTRICT MAP-BOSSIER

**NCMC-South Bossier
Assessment No.: 148475**

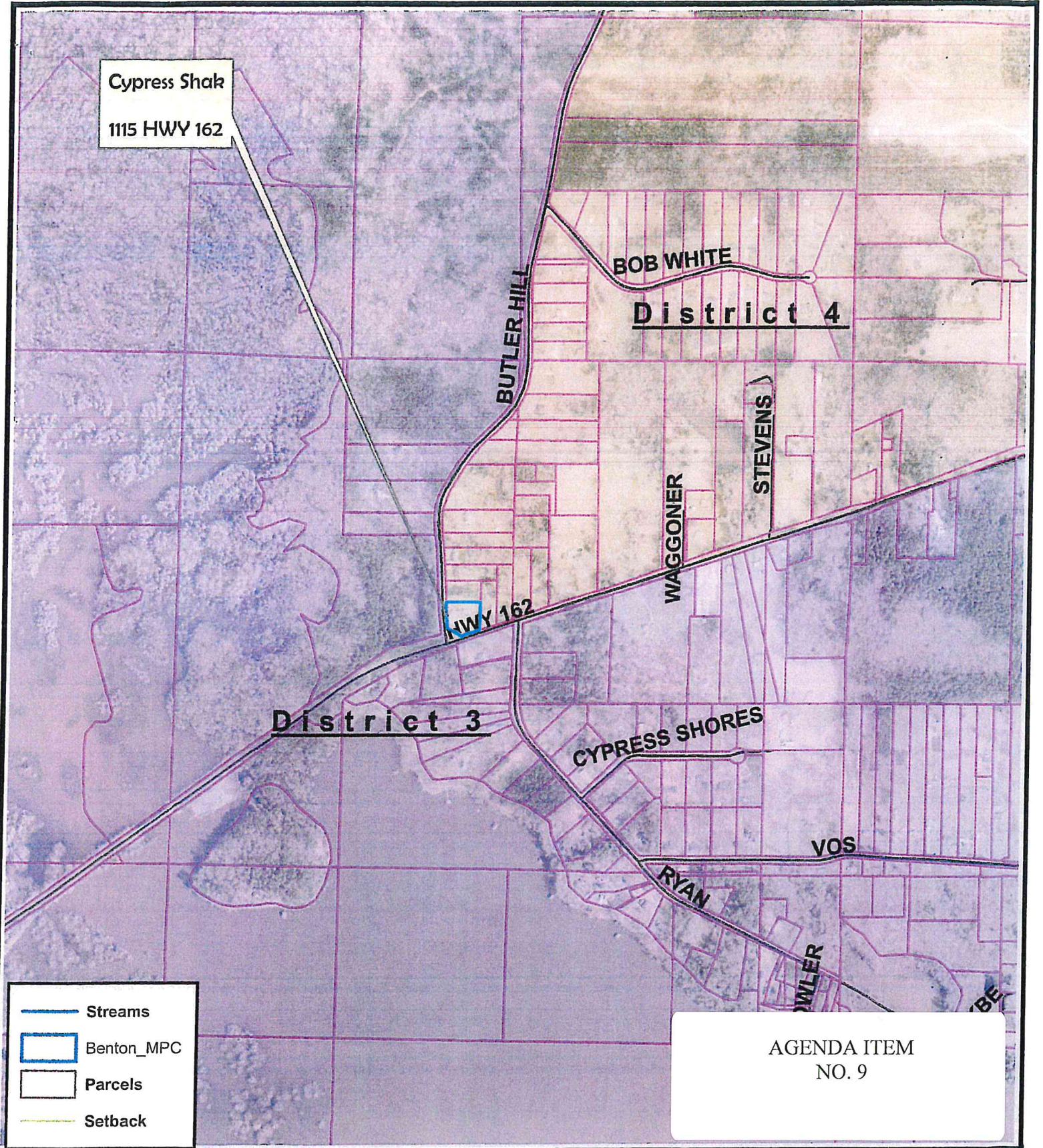
**Bossier City-Parish
Metropolitan Planning Commission
Bossier Parish, LA**

Map Revised:11.02.22

Drawn by: Blunck

**P-PLAT-000
-124-2022**

Cypress Shale
1115 HWY 162



DISTRICT-BENTON

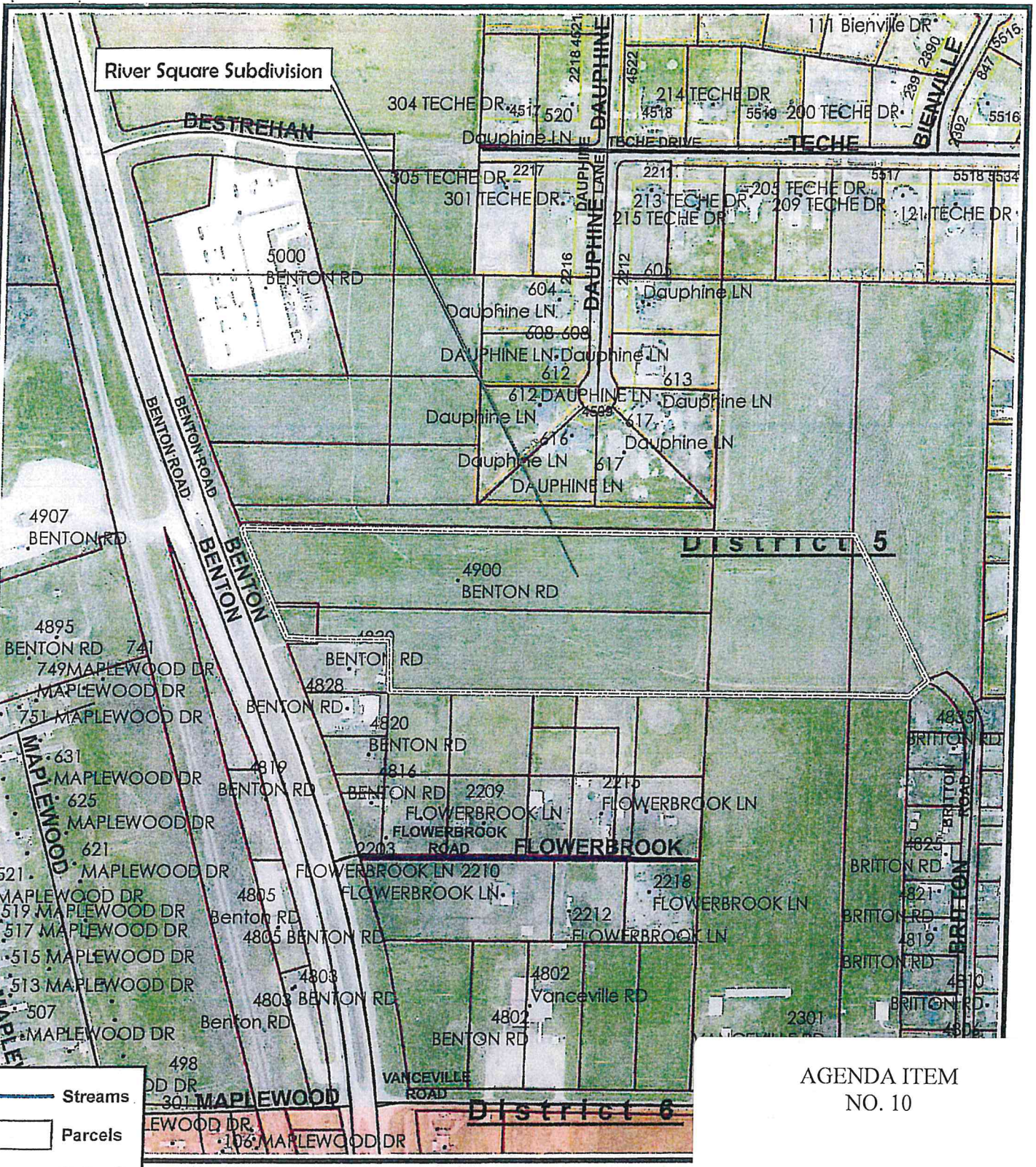
**1115 HWY 162
71006**

Benton Parish
Metropolitan Planning Commission
Bossier Parish, LA

Map Revised: 10.31.22

Drawn by: Blunck

**BOA
BP-4-22**



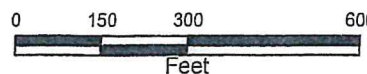
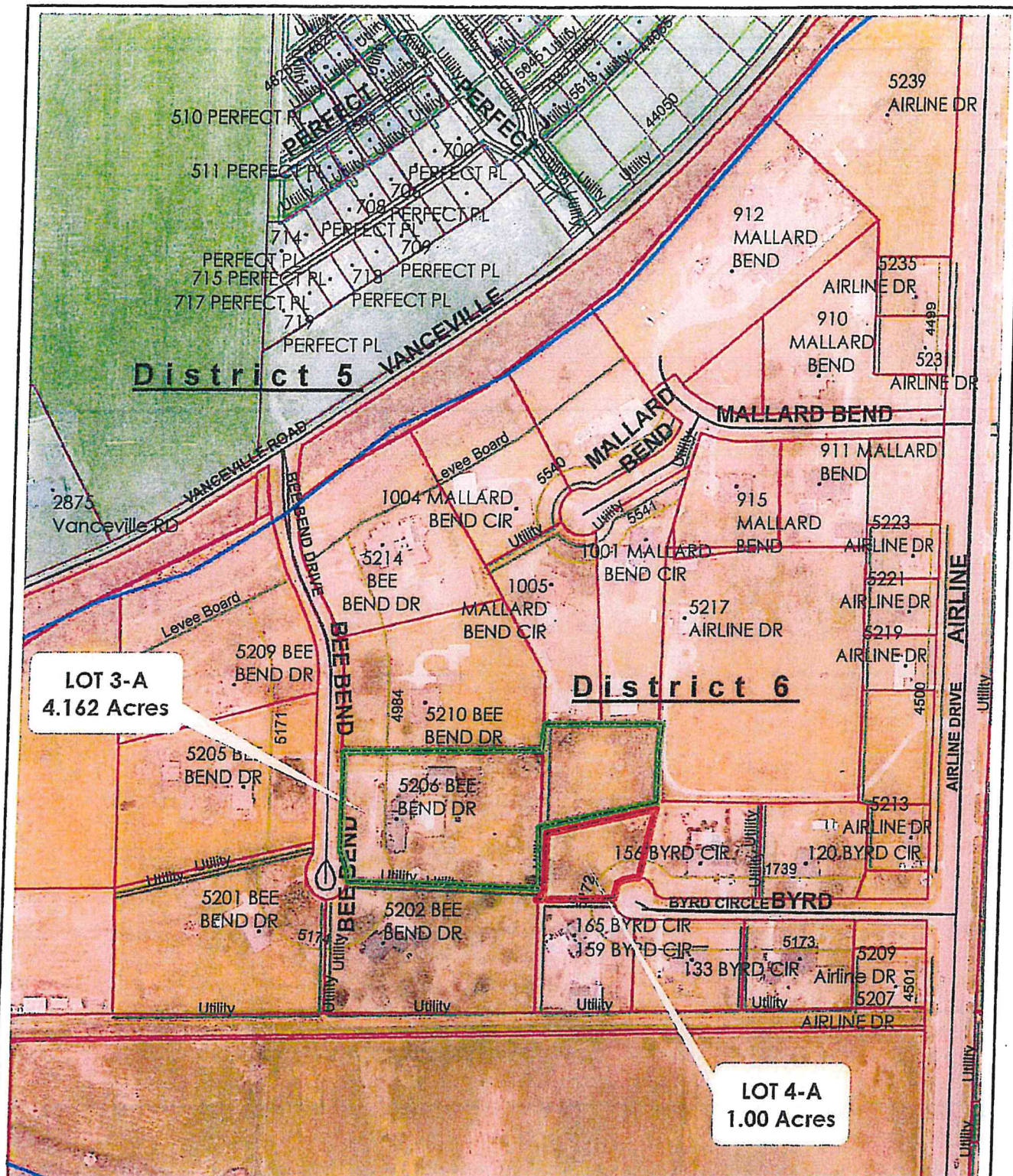
AGENDA ITEM
NO. 10

BOSSIER CITY-PARISH
METROPOLITAN PLANNING COMMISSION
PHONE 713-332-1200 BENTON RD.
BOSSIER CITY, LOUISIANA 71111

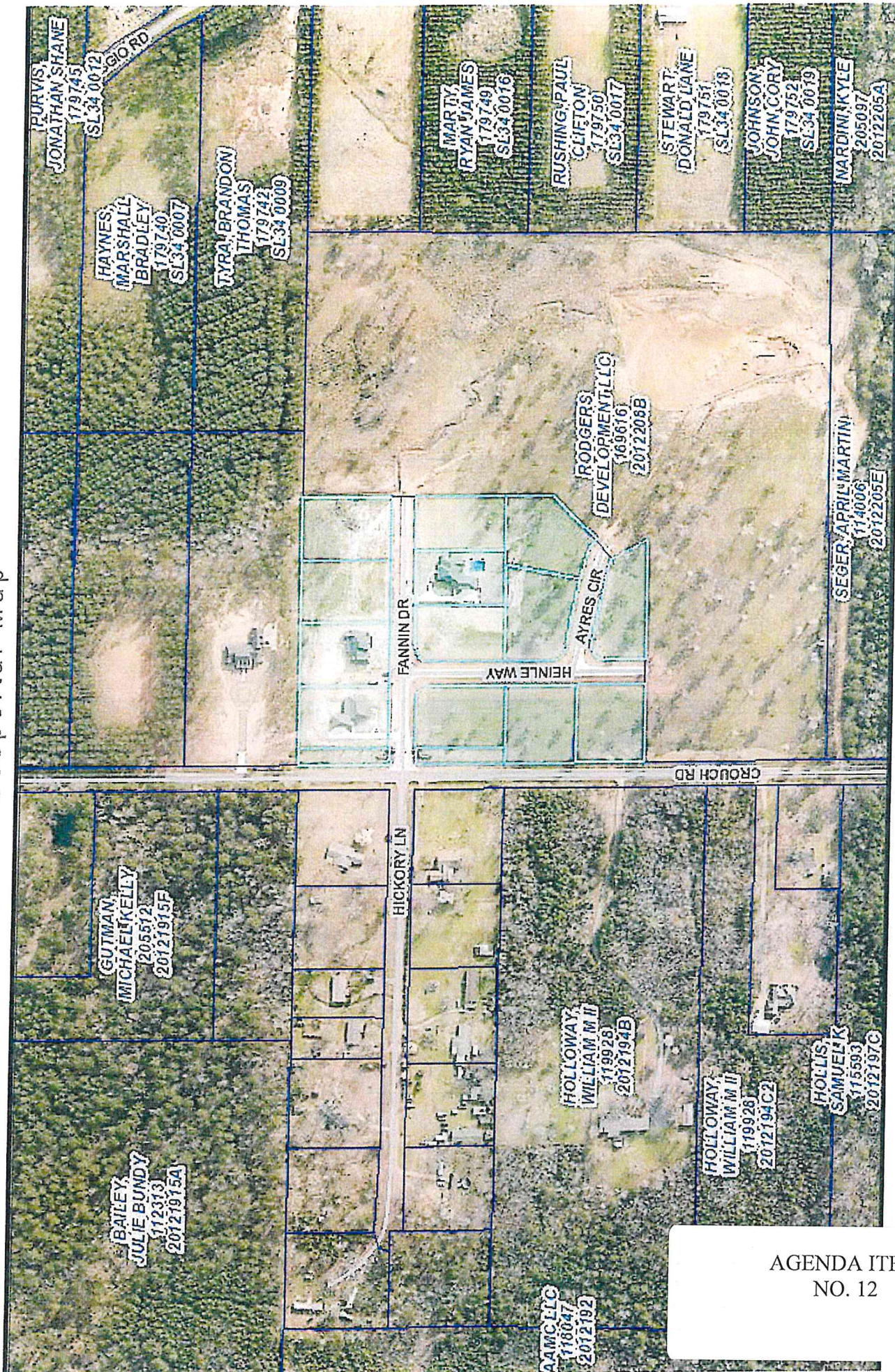
DISTRICT MAP-BOSSIER
River Square Subdivision
4900 Benton Road

Bossier City-Parish
Metropolitan Planning Commission
Bossier Parish, LA
Map Revised: 11.01.22
Drawn by: Blunck

P-PLAT-000
-107-2022



Geoporal map



May 18, 2022

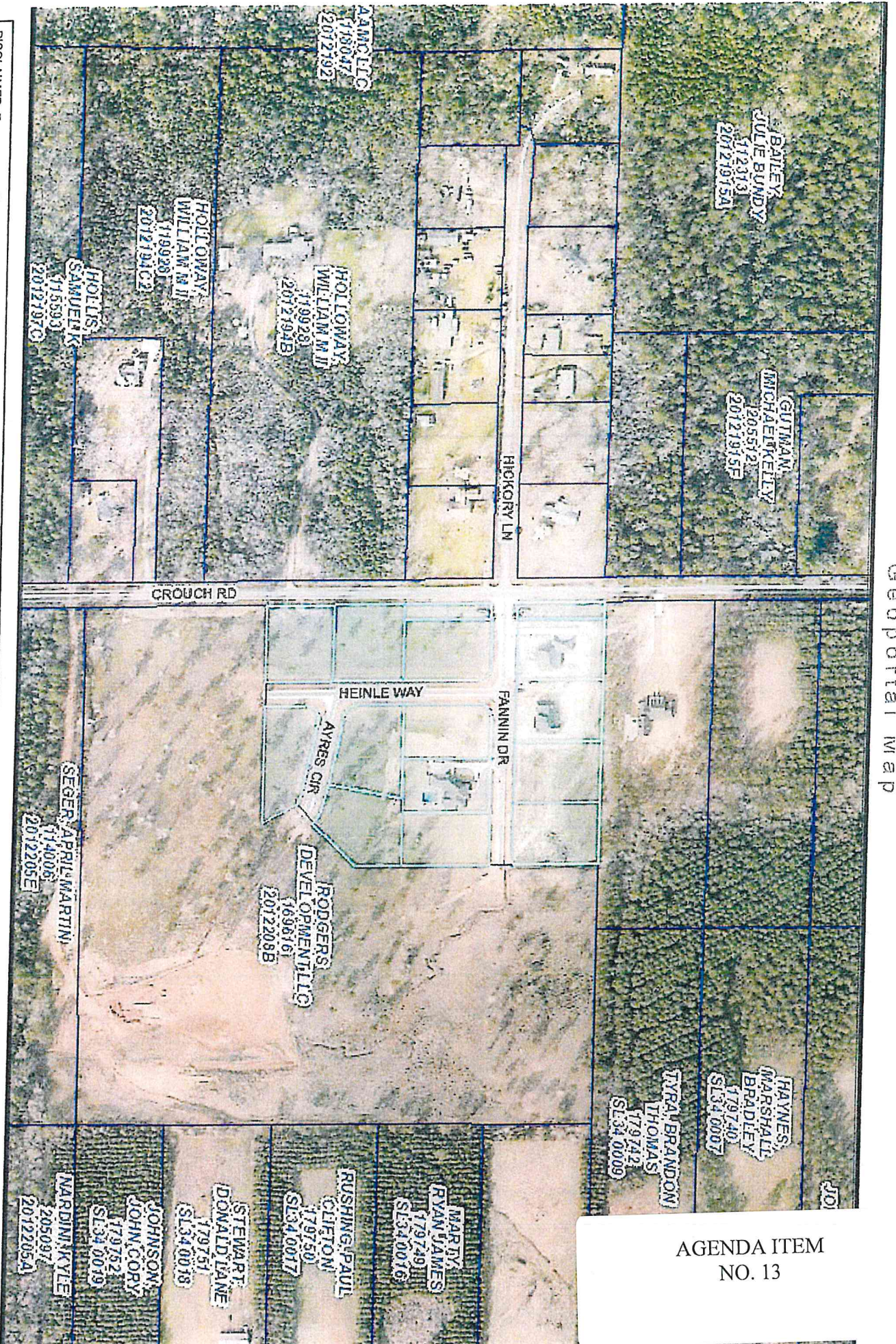
1 inch = 308 feet



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AGENDA ITEM
NO. 12

Geoportal map



AGENDA ITEM
NO. 13

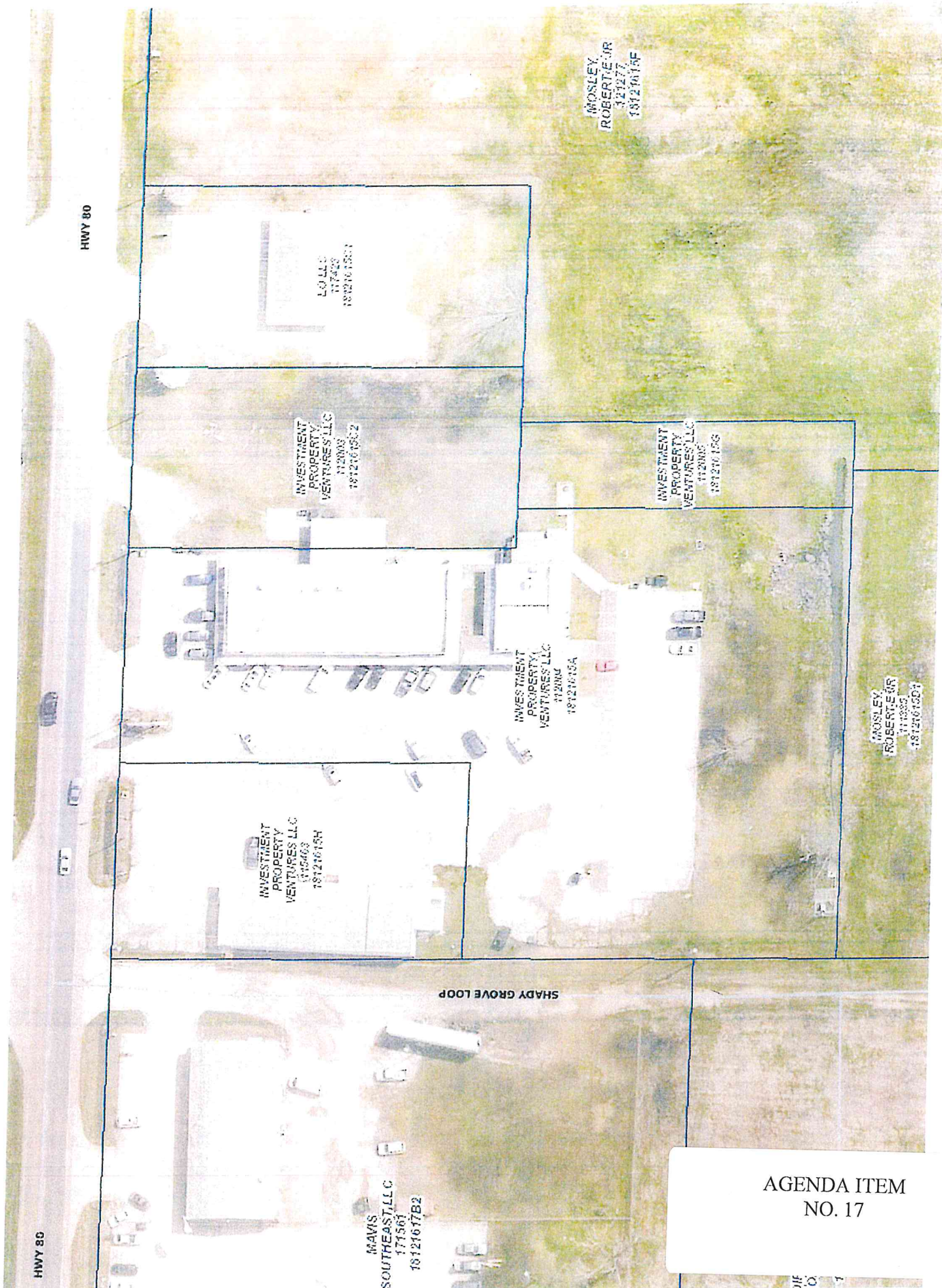
May 18, 2022

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1 inch = 308 feet
0 160 320 480 640
Feet



AGENDA ITEM
NO. 16



AGENDA ITEM
NO. 17